

CITY OF LINCOLN/LANCASTER COUNTY PLANNING STAFF REPORT

P.A.S.: Final Plat No.02019
Northern Lights 11th Addition

DATE: November 14,2002

SCHEDULED PLANNING COMMISSION MEETING:

DATE: November 27, 2002

PROPOSAL: A final plat consisting of 74 lots.

LAND AREA: 19.68 acres more or less.

CONCLUSION: Final plat is in conformance with the preliminary plat.

<u>RECOMMENDATION:</u>

Approval

GENERAL INFORMATION:

LEGAL DESCRIPTION: See legal description on the attached final plat.

LOCATION: N. 84th St. and Elizabeth Dr.

<u>APPLICANT:</u>	John Brager	Tom White
	P.O. Box 22769	P.O. Box 22296
	Lincoln, NE 68542	Lincoln, NE 68542
	(402) 421-1627	(402) 421-1604

OWNER: same as applicant

CONTACT: Michael R. Johnson
Olsson Associates
1111 Lincoln Mall
Lincoln, NE 68508
(402) 474-6311

EXISTING ZONING: R-3 Residential

EXISTING LAND USE: vacant

SURROUNDING LAND USE AND ZONING:

North:	B-2 Planned Neighborhood Business	Commercial
South:	R-2 Residential	Single family residential
East:	R-2 and R-3 Residential	Single family/two family residential
West:	R-3 Residential	Single family residential

HISTORY: Regent Heights 1st Addition/Northern Lights Preliminary Plat #95022 was approved by City Council December 2, 1996.

UTILITIES: available

TRAFFIC ANALYSIS: N. 84th Street is a arterial.

ANALYSIS:

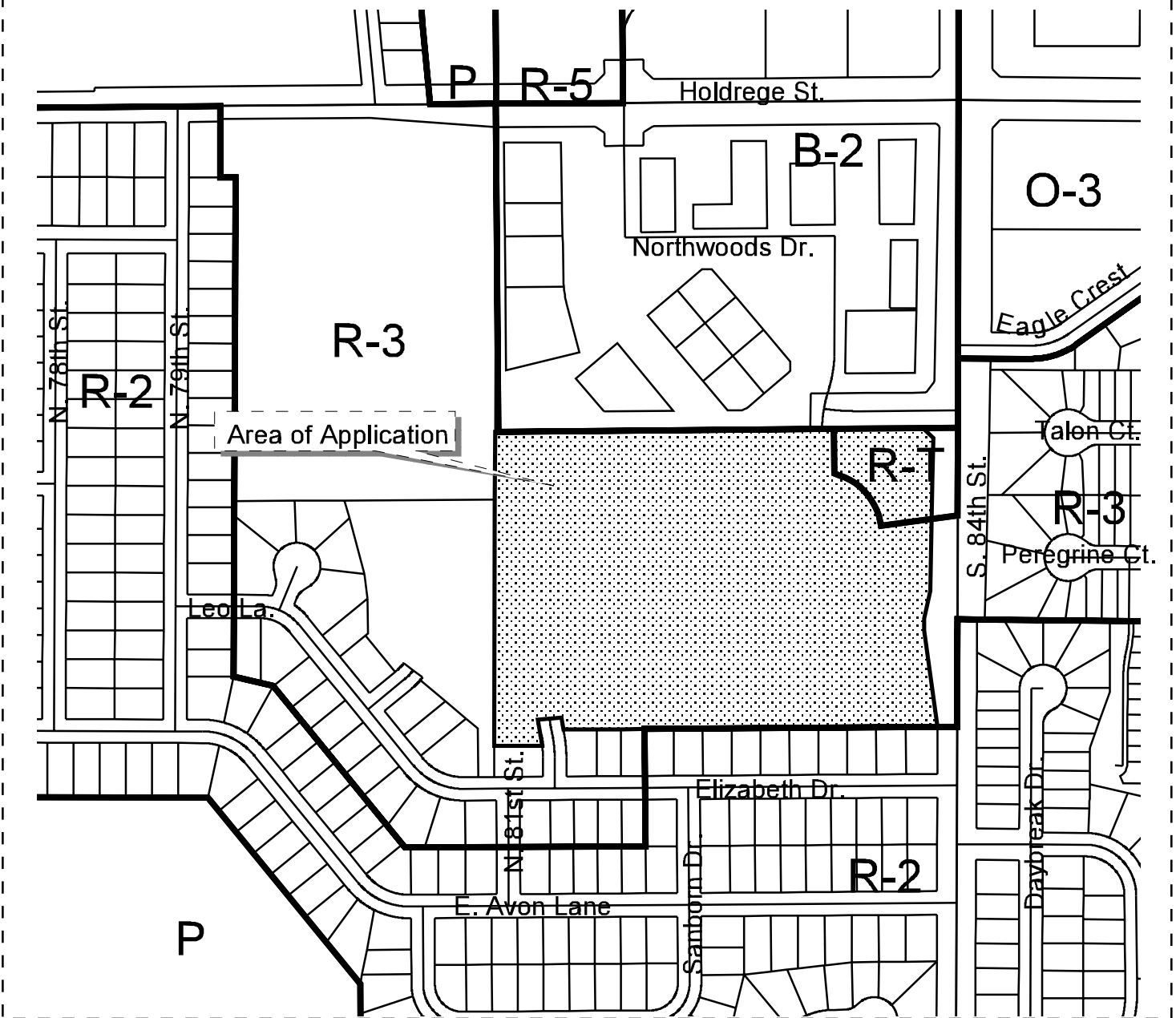
1. The final plat conforms to the approved preliminary plat.
2. Executive Orders have been approved for the completion of street paving, water mains, sanitary sewer, storm sewers and ornamental lighting. Certificate of Deposits have been accepted for the completion of sidewalks, street trees and landscape screen.
3. There are no delinquent taxes against the land and there are no liens for taxes which have been levied but not yet delinquent.
4. A subdivision agreement is required and will be submitted to the owners for their signature.

Tom Cajka
Planner



Final Plat #02019
Northern Lights 11th Add.



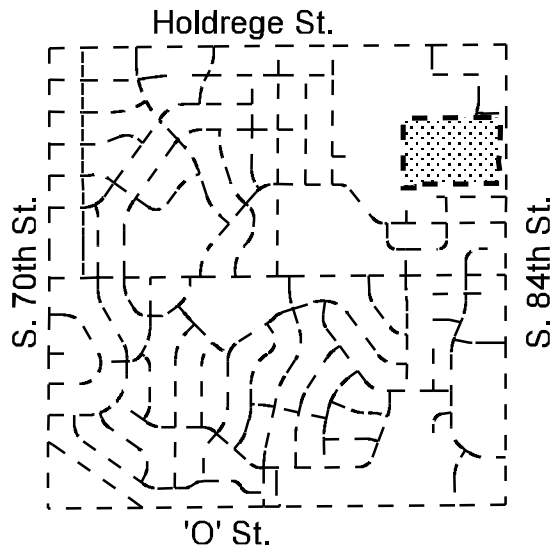
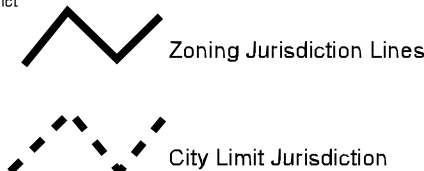


Final Plat #02019
Northern Lights 11th Add.

Zoning:

R-1 to R-8	Residential District
AG	Agricultural District
AGR	Agricultural Residential District
R-C	Residential Conservation District
O-1	Office District
O-2	Suburban Office District
O-3	Office Park District
R-T	Residential Transition District
B-1	Local Business District
B-2	Planned Neighborhood Business District
B-3	Commercial District
B-4	Lincoln Center Business District
B-5	Planned Regional Business District
H-1	Interstate Commercial District
H-2	Highway Business District
H-3	Highway Commercial District
H-4	General Commercial District
I-1	Industrial District
I-2	Industrial Park District
I-3	Employment Center District
P	Public Use District

One Square Mile
 Sec. 22 T10N R7E



NORTHERN LIGHTS 11TH ADDITION

FINAL PLAT

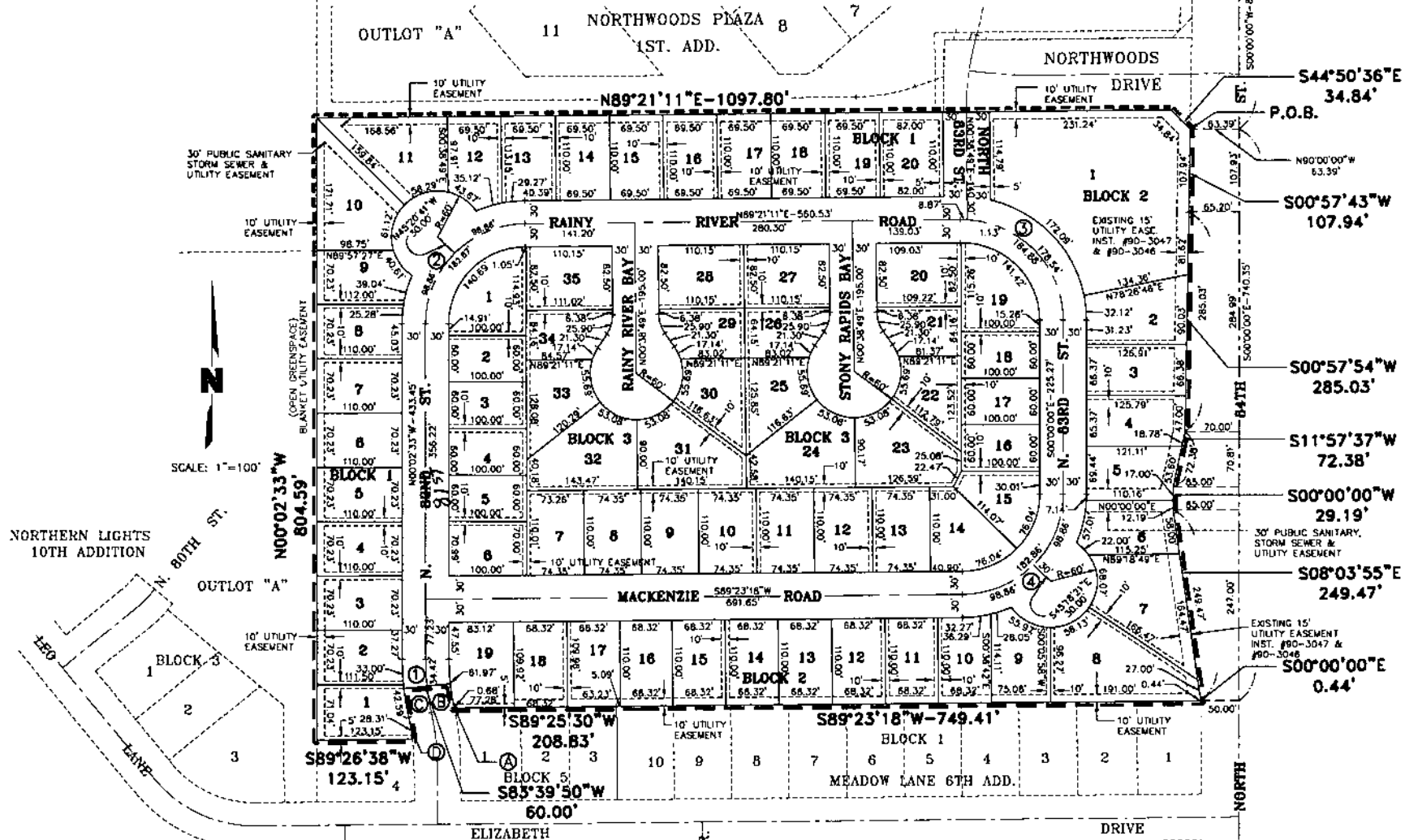
(THIS PLAT BASED UPON PRELIMINARY PLAT NO. 95022
RECENT HEIGHTS 1ST ADDITION/NORTHERN LIGHTS)

SHEET 1: PLAT, CURVE DATA TABLE

SHEET 2: AREA TABLE, SURVEYOR'S CERTIFICATE

SHEET 3: DEDICATION, ACKNOWLEDGMENTS, LIEN HOLDER
CONSENT, PLANNING COMMISSION APPROVAL

CURVE DATA TABLE						
CURVE	DELTA ANGLE	RADIUS	TANGENT	LENGTH	CHORD	CHORD BEARING
A	0°07'04"	330.00'	0.34'	0.68'	0.68'	N12°51'20"W
B	6°34'42"	270.00'	15.52'	31.00'	30.98'	N09°37'31"W
C	6°34'42"	330.00'	18.96'	37.89'	37.87'	S09°37'31"E
D	6°00'37"	270.00'	14.17'	28.31'	28.31'	S09°54'34"E
1	6°34'42"	300.00'	17.24'	34.44'	34.42'	N03°02'49"W
2	89°23'44"	130.00'	128.64'	202.83'	182.87'	N44°39'22"E
3	90°38'49"	130.00'	131.48'	205.67'	184.88'	S45°19'24"E
4	89°23'18"	130.00'	128.62'	202.82'	182.86'	S44°41'39"W



NORTHERN LIGHTS 11TH ADDITION

FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT NO. 95022
REGENT HEIGHTS 1ST. ADDITION/NORTHERN LIGHTS)

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT I HAVE CAUSED TO BE SURVEYED THE SUBDIVISION TO BE KNOWN AS NORTHERN LIGHTS 11TH ADDITION, A SUBDIVISION COMPOSED OF OUTLOT "B", NORTHERN LIGHTS 10TH ADDITION, LOCATED IN THE NORTHEAST QUARTER (NE4) OF SECTION 22, TOWNSHIP 10 NORTH, RANGE 7 EAST OF THE 6TH P.M., CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 22; THENCE ON AN ASSUMED BEARING OF SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG THE EAST LINE OF SAID NORTHEAST QUARTER, A DISTANCE OF 865.46 FEET TO A POINT; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 63.39 FEET TO A NORTHEAST CORNER OF SAID OUTLOT "B"; SAID POINT BEING ON THE WESTERLY LINE OF NORTH 84TH STREET RIGHT-OF-WAY, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING; THENCE SOUTH 00 DEGREES 57 MINUTES 43 SECONDS WEST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 107.94 FEET TO AN EASTERLY CORNER OF SAID OUTLOT "B"; THENCE SOUTH 00 DEGREES 57 MINUTES 54 SECONDS WEST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 285.03 FEET TO AN EASTERLY CORNER OF SAID OUTLOT "B"; THENCE SOUTH 11 DEGREES 57 MINUTES 37 SECONDS WEST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 72.38 FEET TO AN EASTERLY CORNER OF SAID OUTLOT "B"; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 29.19 FEET TO AN EASTERLY CORNER OF SAID OUTLOT "B"; THENCE SOUTH 08 DEGREES 03 MINUTES 55 SECONDS EAST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 249.47 FEET TO AN EASTERLY CORNER OF SAID OUTLOT "B"; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 0.44 FEET TO A SOUTHEAST CORNER OF SAID OUTLOT "B"; THENCE SOUTH 89 DEGREES 23 MINUTES 18 SECONDS WEST ALONG A SOUTHERLY LINE OF SAID OUTLOT "B", A DISTANCE OF 749.41 FEET TO A POINT OF DEFLECTION; THENCE SOUTH 89 DEGREES 25 MINUTES 30 SECONDS WEST ALONG THE SOUTHERLY LINE OF SAID OUTLOT "B", A DISTANCE OF 208.83 FEET TO A POINT; THENCE ALONG A CURVE IN A COUNTER-CLOCKWISE DIRECTION, HAVING A RADIUS OF 330.00 FEET, ARC LENGTH OF 0.68 FEET, DELTA OF 00 DEGREES 07 MINUTES 04 SECONDS, AND A CHORD BEARING OF NORTH 12 DEGREES 51 MINUTES 20 SECONDS WEST, ALONG A WESTERLY LINE OF SAID OUTLOT "B", AND A CHORD LENGTH OF 0.68 FEET, TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE IN A CLOCKWISE DIRECTION, HAVING A RADIUS OF 270.00 FEET, ARC LENGTH 31.00 FEET, DELTA 06 DEGREES 34 MINUTES 42 SECONDS, A CHORD BEARING OF NORTH 09 DEGREES 37 MINUTES 31 SECONDS WEST ALONG A WESTERLY LINE OF SAID OUTLOT "B", AND AN CHORD LENGTH OF 30.98 FEET TO A POINT, THENCE SOUTH 83 DEGREES 39 MINUTES 50 SECONDS WEST ALONG A SOUTHERLY LINE OF SAID OUTLOT "B", A DISTANCE OF 60.00 FEET, TO A POINT; THENCE ALONG A CURVE IN A COUNTER-CLOCKWISE DIRECTION, HAVING A RADIUS OF 330.00 FEET, AN ARC LENGTH OF 37.89 FEET, A DELTA OF 06 DEGREES 34 MINUTES 42 SECONDS, A CHORD BEARING OF SOUTH 09 DEGREES 37 MINUTES 31 SECONDS EAST ALONG AN EASTERLY LINE OF SAID OUTLOT "B", AND A CHORD LENGTH OF 37.87 FEET TO A POINT OF REVERSE CURVATURE; THENCE ALONG A CURVE IN A CLOCKWISE DIRECTION, HAVING A RADIUS OF 270.00 FEET, AN ARC LENGTH OF 28.31 FEET, A DELTA OF 06 DEGREES 00 MINUTES 37 SECONDS, A CHORD BEARING OF SOUTH 09 DEGREES 54 MINUTES 34 SECONDS EAST ALONG THE EASTERLY LINE OF SAID OUTLOT "B", AND CHORD LENGTH OF 28.31 FEET TO A POINT; THENCE SOUTH 89 DEGREES 26 MINUTES 38 SECONDS WEST ALONG A SOUTHERLY LINE OF SAID OUTLOT "B", A DISTANCE OF 123.15 FEET TO A SOUTHWEST CORNER OF SAID OUTLOT "B"; THENCE NORTH 00 DEGREES 02 MINUTES 33 SECONDS WEST ALONG THE WESTERLY LINE OF SAID OUTLOT "B", A DISTANCE OF 804.59 FEET TO A NORTHWEST CORNER OF SAID OUTLOT "B"; THENCE NORTH 89 DEGREES 21 MINUTES 11 SECONDS EAST ALONG A NORTHERLY LINE OF SAID OUTLOT "B", A DISTANCE OF 1097.80 FEET TO A NORTHEAST CORNER OF SAID OUTLOT "B", SAID POINT ALSO BEING ON THE SOUTHERLY RIGHT-OF-WAY OF NORTHWOODS DRIVE; THENCE SOUTH 44 DEGREES 50 MINUTES 36 SECONDS EAST ALONG A NORTHEASTERLY LINE OF SAID OUTLOT "B", A DISTANCE OF 34.84 FEET TO THE TRUE POINT OF BEGINNING.

SAID TRACT CONTAINS A CALCULATED AREA OF 19.68 ACRES, OR 57,285.72 SQUARE FEET MORE OR LESS.

PERMANENT MONUMENTS HAVE BEEN FOUND OR SET AT ALL BOUNDARY CORNERS, STREET INTERSECTIONS, BLOCK CORNERS, POINTS OF TANGENCY AND CURVATURE AS SHOWN ON THE PLAT IN ACCORDANCE WITH TITLE 26 OF THE LINCOLN MUNICIPAL CODE. TEMPORARY MARKERS HAVE BEEN PLACED AT ALL LOT CORNERS AND THE OWNER WILL FURNISH TO THE CITY OF LINCOLN A STAKING BOND TO INSURE THE PLACING OF PERMANENT MONUMENTS AT ALL SUCH LOT CORNERS PRIOR TO THE CONSTRUCTION ON OR CONVEYANCE OF ANY LOT SHOWN ON THIS FINAL PLAT. ALL DIMENSIONS ARE CHORD MEASUREMENTS UNLESS OTHERWISE SHOWN, AND ARE IN FEET AND DECIMALS OF A FOOT.

LOT AREA TABLE		
BLOCK 1		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	8,252.68 S.F.	0.18 A.C.
LOT 2	7,740.94 S.F.	0.17 A.C.
LOT 3	7,725.30 S.F.	0.17 A.C.
LOT 4	7,725.30 S.F.	0.17 A.C.
LOT 5	7,725.30 S.F.	0.17 A.C.
LOT 6	7,725.30 S.F.	0.17 A.C.
LOT 7	7,725.30 S.F.	0.17 A.C.
LOT 8	7,742.07 S.F.	0.17 A.C.
LOT 9	7,901.09 S.F.	0.18 A.C.
LOT 10	12,335.34 S.F.	0.28 A.C.
LOT 11	12,025.26 S.F.	0.27 A.C.
LOT 12	7,774.89 S.F.	0.17 A.C.
LOT 13	7,670.00 S.F.	0.17 A.C.
LOT 14	7,645.00 S.F.	0.17 A.C.
LOT 15	7,645.00 S.F.	0.17 A.C.
LOT 16	7,645.00 S.F.	0.17 A.C.
LOT 17	7,645.00 S.F.	0.17 A.C.
LOT 18	7,645.00 S.F.	0.17 A.C.
LOT 19	7,645.00 S.F.	0.17 A.C.
LOT 20	9,020.00 S.F.	0.20 A.C.
BLOCK 2		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	48,343.83 S.F.	1.10 A.C.
LOT 2	9,846.27 S.F.	0.22 A.C.
LOT 3	8,385.87 S.F.	0.19 A.C.
LOT 4	8,153.50 S.F.	0.18 A.C.
LOT 5	7,929.33 S.F.	0.18 A.C.
LOT 6	8,799.33 S.F.	0.19 A.C.
LOT 7	13,575.33 S.F.	0.31 A.C.
LOT 8	15,477.66 S.F.	0.35 A.C.
LOT 9	8,242.01 S.F.	0.18 A.C.
LOT 10	7,554.39 S.F.	0.17 A.C.
LOT 11	7,515.20 S.F.	0.17 A.C.
LOT 12	7,515.20 S.F.	0.17 A.C.
LOT 13	7,515.20 S.F.	0.17 A.C.
LOT 14	7,515.20 S.F.	0.17 A.C.
LOT 15	7,515.20 S.F.	0.17 A.C.
LOT 16	7,515.20 S.F.	0.17 A.C.
LOT 17	7,513.92 S.F.	0.17 A.C.
LOT 18	7,510.94 S.F.	0.17 A.C.
LOT 19	9,054.21 S.F.	0.20 A.C.
BLOCK 3		
LOT NUMBER	AREA IN S.F.	AREA IN A.C.
LOT 1	9,348.41 S.F.	0.21 A.C.
LOT 2	6,000.00 S.F.	0.13 A.C.
LOT 3	6,000.00 S.F.	0.13 A.C.
LOT 4	6,000.00 S.F.	0.13 A.C.
LOT 5	6,000.00 S.F.	0.13 A.C.
LOT 6	7,049.65 S.F.	0.16 A.C.
LOT 7	8,118.42 S.F.	0.18 A.C.
LOT 8	8,178.50 S.F.	0.18 A.C.
LOT 9	8,178.50 S.F.	0.18 A.C.
LOT 10	8,178.50 S.F.	0.18 A.C.
LOT 11	8,178.50 S.F.	0.18 A.C.
LOT 12	8,178.50 S.F.	0.18 A.C.
LOT 13	8,178.75 S.F.	0.18 A.C.
LOT 14	8,349.35 S.F.	0.19 A.C.
LOT 15	7,051.56 S.F.	0.16 A.C.
LOT 16	6,000.00 S.F.	0.13 A.C.
LOT 17	6,000.00 S.F.	0.13 A.C.
LOT 18	6,000.00 S.F.	0.13 A.C.
LOT 19	9,379.50 S.F.	0.21 A.C.
LOT 20	9,048.96 S.F.	0.20 A.C.
LOT 21	6,316.01 S.F.	0.14 A.C.
LOT 22	7,549.45 S.F.	0.17 A.C.
LOT 23	11,623.60 S.F.	0.26 A.C.
LOT 24	11,856.98 S.F.	0.27 A.C.
LOT 25	7,843.65 S.F.	0.18 A.C.
LOT 26	6,399.00 S.F.	0.14 A.C.
LOT 27	9,087.37 S.F.	0.20 A.C.
LOT 28	9,087.38 S.F.	0.20 A.C.
LOT 29	6,399.00 S.F.	0.14 A.C.
LOT 30	7,843.67 S.F.	0.18 A.C.
LOT 31	11,844.86 S.F.	0.27 A.C.
LOT 32	11,850.90 S.F.	0.27 A.C.
LOT 33	8,125.07 S.F.	0.18 A.C.
LOT 34	6,476.53 S.F.	0.14 A.C.
LOT 35	9,123.27 S.F.	0.20 A.C.

DATE _____ MICHAEL R. JOHNSON
OLSSON ASSOCIATES
1111 LINCOLN MALL
LINCOLN, NE. 68508

L.S. NUMBER _____



NORTHERN LIGHTS 11TH ADDITION

FINAL PLAT

(THIS PLAT BASED UPON PRELIMINARY PLAT NO. 95022
RECENT HEIGHTS 1ST. ADDITION/NORTHERN LIGHTS)

DEDICATION

THE FOREGOING PLAT, IS KNOWN AS NORTHERN LIGHTS 11TH ADDITION COMPOSED OF OUTLOT "B", NORTHERN LIGHTS 10TH ADDITION, LOCATED IN THE NORTHEAST QUARTER (NE4), OF SECTION 22 T 10 N, R 7 E, OF THE 6TH PM, CITY OF LINCOLN, LANCASTER COUNTY, NEBRASKA, AND IS MORE PARTICULARLY DESCRIBED IN THE SURVEYOR'S CERTIFICATE. THIS DEDICATION IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED, SOLE OWNER(S), AND THE EASEMENTS SHOWN THERE ON ARE HEREBY GRANTED IN PERPETUITY TO THE CITY OF LINCOLN, NEBRASKA, A MUNICIPAL CORPORATION, ALLTEL, TIME WARNER ENTERTAINMENT - ADVANCE/NEWHOUSE, AQUILA, THEIR SUCCESSORS AND ASSIGNS, TO ALLOW ENTRY FOR THE PURPOSE OF CONSTRUCTION, RECONSTRUCTION, REPLACEMENT, REPAIR, OPERATION AND MAINTENANCE OF WIRES, CABLES, CONDUITS, FIXTURES, POLES, TOWERS, PIPES, AND EQUIPMENT FOR THE DISTRIBUTION OF ELECTRICITY AND GAS; TELEPHONE AND CABLE TELEVISION; WASTEWATER COLLECTORS; STORM DRAINS; WATER MAINS AND ALL APPURTENANCES THERETO, OVER, UPON, OR UNDER THE EASEMENTS AS SHOWN ON THE FOREGOING PLAT.

THE CONSTRUCTION OR LOCATION OF ANY BUILDING OR STRUCTURE, EXCLUDING FENCES, OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON SHALL BE PROHIBITED.

THE CONSTRUCTION OR LOCATION OF ANY FENCE OR OTHER IMPROVEMENT WHICH OBSTRUCTS DRAINAGE SHALL BE PROHIBITED OVER, UPON, OR UNDER ANY STORM DRAIN EASEMENT OR DRAINAGE EASEMENT SHOWN THEREON.

THE CITY OF LINCOLN, ITS SUCCESSORS OR ASSIGNS ARE HEREBY HELD HARMLESS FOR THE COST OF REPLACEMENT OR DAMAGE TO ANY IMPROVEMENT OR VEGETATION OVER, UPON, OR UNDER ANY EASEMENT SHOWN THEREON.

THE RIGHT OF DIRECT VEHICULAR ACCESS TO NORTH 84TH STREET FROM LOTS ABUTTING SAID STREET(S) IS HEREBY RELINQUISHED.

THE STREETS SHOWN ARE HEREBY DEDICATED TO THE PUBLIC.

WITNESS MY HAND THIS _____ DAY OF _____, 20____

RECENT HEIGHTS LIMITED PARTNERSHIP
A NEBRASKA LIMITED PARTNERSHIP

RECENT HEIGHTS LIMITED PARTNERSHIP
A NEBRASKA LIMITED PARTNERSHIP

BY: _____
THOMAS E. WHITE, GENERAL PARTNER

BY: _____
JOHN C. BRAGER, GENERAL PARTNER

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, DULY COMMISSIONED, QUALIFIED IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME THOMAS E. WHITE WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THIS PLAT AS A GENERAL PARTNER, FOR RECENT HEIGHTS LIMITED PARTNERSHIP, A NEBRASKA LIMITED PARTNERSHIP, AND HE ACKNOWLEDGES THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED AND THE VOLUNTARY ACT AND DEED OF SAID LIMITED PARTNERSHIP.

NOTARY PUBLIC _____

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

ON THIS _____ DAY OF _____, 20____, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, DULY COMMISSIONED, QUALIFIED IN AND FOR SAID COUNTY AND STATE, PERSONALLY CAME JOHN C. BRAGER WHO IS PERSONALLY KNOWN TO ME TO BE THE IDENTICAL PERSON WHOSE NAME IS AFFIXED TO THIS PLAT AS A GENERAL PARTNER, FOR RECENT HEIGHTS LIMITED PARTNERSHIP, A NEBRASKA LIMITED PARTNERSHIP, AND HE ACKNOWLEDGES THE EXECUTION THEREOF TO BE HIS VOLUNTARY ACT AND DEED AND THE VOLUNTARY ACT AND DEED OF SAID LIMITED PARTNERSHIP.

NOTARY PUBLIC _____

LIEN HOLDER CONSENT AND SUBORDINATION

THE UNDERSIGNED, HOLDER OF THAT CERTAIN LIEN AGAINST THE REAL PROPERTY DESCRIBED IN THE PLAT KNOWN AS NORTHERN LIGHTS 11TH ADDITION (HEREINAFTER "PLAT"), SAID LIEN BEING RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF LANCASTER COUNTY, NEBRASKA, AS INSTRUMENT NO. _____ (HEREINAFTER "LIEN"), DOES HEREBY CONSENT TO THE DEDICATION OF AND SUBORDINATE THE LIEN TO ANY UTILITY (SEWER, WATER, ELECTRIC, CABLE TV, TELEPHONE, NATURAL GAS) EASEMENTS, OR STREETS, OR ROADS, PEDESTRIAN WAY EASEMENTS, AND ACCESS EASEMENTS AND RELINQUISHMENTS OF ACCESS DEDICATED TO THE PUBLIC, ALL AS SHOWN ON THE PLAT, BUT NOT OTHERWISE. THE UNDERSIGNED CONFIRMS THAT IT IS THE HOLDER OF THE LIEN AND HAS NOT ASSIGNED THE LIEN TO ANY OTHER PERSON.

PINNACLE BANK

BY: _____
LYNNETTE NELSON

TITLE: LOAN OFFICER AND ESCROW AGENT

ACKNOWLEDGMENT OF NOTARY

STATE OF NEBRASKA
COUNTY OF LANCASTER

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 20____, BY LYNNETTE NELSON, TITLE: LOAN OFFICER AND ESCROW AGENT, PINNACLE BANK, ON BEHALF OF SAID (BANK).

NOTARY PUBLIC _____

PLANNING COMMISSION APPROVAL

THE LINCOLN-LANCASTER COUNTY PLANNING COMMISSION HAS APPROVED THIS FINAL PLAT AND ACCEPTED THE OFFER OF DEDICATION ON THIS _____ DAY OF _____, BY RESOLUTION NO. _____.

ATTEST: _____
CHAIR